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NOTICE

The purpose of the Farm Adviser is to furnish a convenient and timely medium for supplying news notes regarding the work of the Agricultural College, Experiment Station, and Extension Service, in co-operation with the U. S. Department of Agriculture to the local press and to county demonstration agents with a view to keeping them and the people throughout the State informed of the activities of these agricultural agencies in their behalf. All requests for copies of this sheet should be directed to Reuben Brigham, In Charge of Publications, The Extension Service, College Park, Maryland.

Important Discussion of the Effects of Improved Roads on Land Values

College Park, Md., July 8.

At the recent conference of county and city officials of Maryland, held under the auspices of the State Tax Commission, the Maryland State College of Agriculture was represented by Prof. F. B. Bomberger of the Division of Rural Economics, who lead a discussion of the question of causes for the rise of farm land values. He called especial attention to the value of improved roads in rendering farm lands more valuable, stating in part:

"There are two factors which ex-

ercise a controlling influence in determining the value of farm lands. They are productivity and accessibility. If the value of farm lands in any region varies at different periods of time, it will usually be found that the increase in value, if any, has resulted from conditions which have affected either the productivity of the lands, or which has increased the accessibility of the land, or increases the accessibility of markets, schools, churches, etc., to the holders of the lands.

"An investigation of the production of staple crops in Maryland for the period from 1896 to 1916 shows that there has been an increase in the acreage production of wheat, corn, tobacco and vegetables during the ten-year period—1906 to 1916—as compared with the previous ten-year period—1896 to 1905. Taking the increased production of these crops at a reasonable price, it will be found that the annual increase amounts to more than three millions of dollars in the latter period over the earlier period. Similar, though perhaps smaller, increases are indicated for other farm crops, but unfortunately, these statistics are not available to make the estimate very precise.

"In those districts where changes have been made in the type of production, as for instance, where the growing of truck crops or small fruits, or orchard fruits has attained importance, there have resulted large increases in the value of land owing to a change from general farming to intensive production. Large, however, as the increase in the value of farm lands has been as a result of improved and varied agriculture, the improvement in the value due to improved roads is probably very much greater.

"The office of Road Inquiry of the

U. S. Department of Agriculture, conducted a series of investigations covering the five years from 1910 to 1914, including four counties in Virginia, one in New York, one in Alabama, one in Mississippi and one in Florida. The comparison of the value of the land based on actual sales was made between the value before the roads were improved and the value of the land after the improvement. The benefits were considered under the heads of increased in land values, reduced hauling costs and improvement in the schools.

"The summary of the report shows that land values in the eight counties increased from 9 to 114 per cent after the roads were improved and that the decrease in the cost of haulage was from 33.5c per ton a mile before improvement, a saving of 53 per cent. School attendance increased from 66 out of each hundred pupils to 76, after the road improvement and the consolidation of schools was greatly facilitated thru the abolition of the one room school house.

"In some counties, it was found that there were very few sales of land except in the sections where the roads had been improved. The areas devoted to truck growing, poultry and small fruits was greatly extended and in some of the southern counties, considerable areas of farming land along the improved roads are now being cultivated for the first time since the civil war.

"A general summary of the investigation declares that "As a result of the improvement of the main roads in the eight counties considered, the increase in the selling price of the tillable farm lands served by the improved roads has amounted to from one to three times the total cost of the improvements."

Ministers Enthusiastic Over Country Life Conference

College Park, Md., July 10.

Plans for the Country Life Conference for Maryland Ministers at the Maryland State College of Agriculture, beginning August 1, are being received with enthusiasm. In many counties of the State active local committees of ministers who have attended former sessions are busy urging attendance at the coming session on their fellow workers. The advantages of the conference, particularly to the rural ministers is well set forth in a recent article by the chairman of the local committee for Montgomery county, Rev. Geo. S. Duncan. He says:

"The country minister can seldom take a vacation because of expenses. At College Park for a trifle, a most charming vacation of two weeks can be had with all that could be desired in pure air, delicious water, charming location, pleasant room, inspiring lectures and the best of company.

"The country minister had little chance to meet other ministers. He misses the pleasure and profit of such fellowship. At College Park what delightful sociability minister can have with minister.

"The country minister seldom meets his brethren of other denominations. He thus gets narrow and erroneous views of other communities and their work. At College Park a clergyman mingles with men of many denominations and gets sane and sensible views of other communities.

"The mingling of so many different denominations at College Park in closest fellowship helps in Christian unity. It will help in a mighty way the unity of several small, weak, struggling churches into one good, strong, vigorous church with a minister properly supported.

"College Park shows that the old time idea of a clergyman's work must be immensely broadened. He is a minister to MAN not simply to man's soul. The material intellect-

ual and spiritual side of man's nature must be ministered to by the church and clergy. Jesus came to save MAN. The lectures and discussions at College Park are invaluable in information and inspiration in these wider ranges of a ministers work.

"The ministers' attendance at College Park is a fine example to the laymen and lay women of his parish. It will stimulate them to attend and get the rare benefits offered by the School and Conference."

Important Facts Regarding the Growing of Alfalfa

College Park, Md., July 10.

Some most valuable suggestions regarding the growing of alfalfa are to be found in a circular issued by the Maryland Experiment Station. These will be found most valuable to farmers who are planning their first seeding of alfalfa this year. Under the heading, "A Word of Caution," the writer, Prof. Nickolas Schmitz makes the following statement:

"So much has been said and written about the high yields, the long life, and the great value of alfalfa, that many people have an exaggerated idea of the returns that may be expected from a field when once well established. The truth of the matter is, the average life of an alfalfa field in Maryland is from three to five years, with more fields lasting only one or two years than those lasting longer than five years. We have records of fields lasting fifteen years, but they are very scarce.

"It is true, however, that even a short-lived field of alfalfa pays better, when properly handled, than a field in any other hay crop. The average yield being three to four tons per acre and five or six tons are not infrequent. The feeding value is practically equal to that of bran.

"The most common mistake made is the enormous expense incurred in getting land ready for alfalfa. If there was an assurance of getting a field lasting ten or fifteen years this

would be justified, but the chances of getting such a long-lived field are not great enough to justify extraordinary expenditures. Moreover, this is not necessary. Outside of a little extra cost of seed the expense of starting a field of alfalfa need not be much beyond that of seeding a field of ordinary clover and timothy in the fall by themselves—not with wheat.

"On a well-managed farm it would be a simple matter to leave out the timothy in seeding wheat and seed to alfalfa the next fall after the land has been well prepared, well limed, and inoculated. It is an equally simple matter to follow alfalfa after early potatoes. To charge the expense of liming against alfalfa is not altogether fair. Every farm needs an application of lime every few years. Then, why not lime the field about the time it is ready to be seeded to alfalfa. The extra expense of inoculating can be eliminated by seeding with clover, four or five pounds of alfalfa per acre. This will bring forth enough alfalfa plants over the field to inoculate the land in a year or two."

Demonstrations in Packing Fruit Being Arranged For

College Park, Md., July 10.

Arrangements are being made by Prof. S. B. Shaw, of the Extension Service, to hold demonstrations in packing fruit in co-operation with the County Demonstration Agents and local fruit growers in counties where an agent has not yet been located. The importance of the careful packing of fruit is becoming more and more marked as the bearing acreage increases and prices paid for an average quality of fruit fall.

Interested fruit growers should get in touch with their County Demonstration Agent and arrange for such a demonstration at once. Where a County Demonstration Agent has not been employed, application should be made to the Director of Extension, College Park, Md., for the services of Professor Shaw.

